



LEGAL TITLES

LOT 318 DP 50497 / LOT 319 DP 38234 / LOT 320 DP 38234 / LOT 321 DP 38234 / LOT 322 DP 38234 / LOT 356 DP 38234 / LOT 355 DP 38234 / LOT 354 DP 38234 / LOT 353 DP 38234 / LOT 352 DP 38234 / LOT 351 DP 38234 / LOT 350 DP 38234 / LOT 349 DP 38234

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Grand total: 80		

PROJECT: LARSEN & TORINO

SITE: TUNIS - PN-069

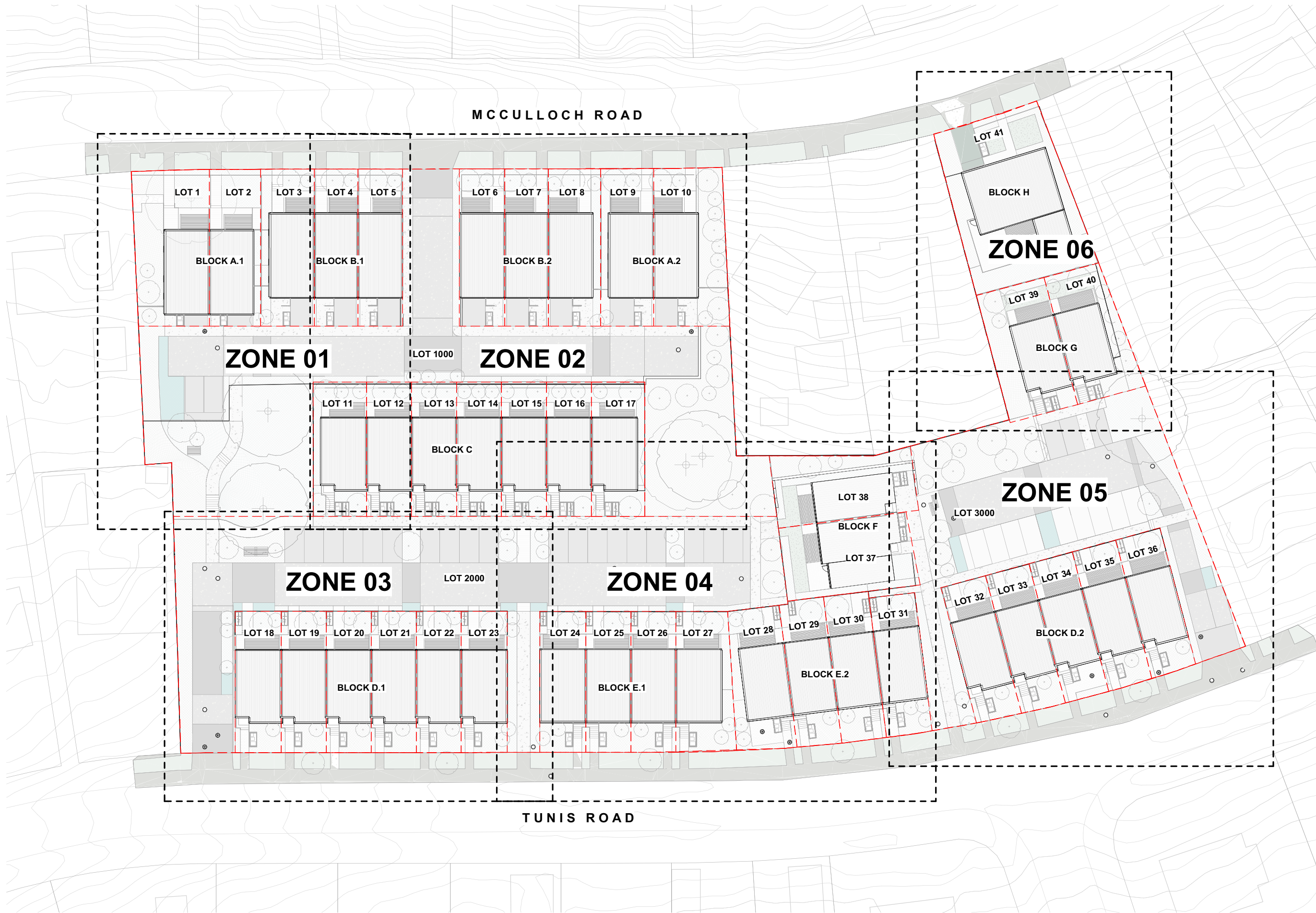
COVER SHEET RC-1-000

REV B

RESOURCE CONSENT

224074

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Revisions
A Resource Consent 11/12/2024

Notes

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Sheet
MASTER ZONE PLAN

SCALE @ A1=1 : 250










ARCHITECTURAL
Drawing Number
RC-1-030
Revision
A

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






SURFACES

	CP-1	<u>TRAFFICABLE INSITU COLOURED AGGREGATE CONCRETE - JOAL</u> VEHICLE STRENGTH CONCRETE PAVEMENT WITH COLOURED CHIP AND 5% BLACK OXIDE (WEIGHT TO CEMENT) & EXPOSED FINISH. REFER TO ZONE PLANS FOR LOCATIONS.
	CP-2	<u>PEDESTRIAN INSITU COLOURED AGGREGATE CONCRETE - JOAL</u> PEDESTRIAN STRENGTH CONCRETE PAVEMENT WITH COLOURED CHIP AND 3% BLACK OXIDE (WEIGHT TO CEMENT) & EXPOSED FINISH. REFER TO ZONE PLANS FOR LOCATIONS.
	P-1	<u>TRAFFICABLE CONCRETE PAVERS ON FLEXIBLE BASE - JOAL</u> VEHICLE STRENGTH CONCRETE PAVING WITH VARIED FINISHES AND/OR COLOURS (TBC WITH MANA WHENUA). REFER TO ZONE PLANS FOR LOCATIONS.
	P-2	<u>PEDESTRIAN CONCRETE PAVERS ON FLEXIBLE BASE - ONLOT TO STREET</u> VEHICLE STRENGTH CONCRETE PAVING WITH VARIED FINISHES AND/OR COLOURS (TBC WITH MANA WHENUA). REFER TO ZONE PLANS FOR LOCATIONS.
	P-3	<u>TRAFFICABLE CONCRETE PAVERS ON FLEXIBLE BASE - CARPARKS/PADS</u> VEHICLE STRENGTH CONCRETE PAVING WITH VARIED FINISHES AND/OR COLOURS. REFER TO ZONE PLANS FOR LOCATIONS.
	TB-1	<u>TIMBER BOARDWALK</u> SUSTAINABLY SOURCED HARDWOOD TIMBER BOARDWALK WITH OILED FINISH. REFER TO ZONE PLANS FOR LOCATIONS.
	TD-1	<u>TIMBER DECKING</u> SUSTAINABLY SOURCED HARDWOOD TIMBER DECKING WITH OILED FINISH. REFER TO ZONE PLANS FOR LOCATIONS.
	G-1	<u>GRAVEL PATHWAY</u> GRAVEL PATHWAY WITH PLASTIC BASE MESH/GRID. REFER TO ZONE PLANS FOR LOCATIONS.













SOFTSCAPE

	GB-1	<u>GARDEN BED 1: VOLCANIC PLANTING ZONE - PURIRI FOREST NATIVE MIX</u> GARDEN BED, SPECIES AND SETOUT TO BE CONFIRMED REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 870 FOR DETAILS & 875 FOR PLANT SCHEDULE
	GB-2	<u>GARDEN BED 2: VOLCANIC PLANTING - WETLAND TOLERANT MIX</u> GARDEN BED, SPECIES AND SETOUT TO BE CONFIRMED REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 870 FOR DETAILS & 875 FOR PLANT SCHEDULE
	GB-3	<u>GARDEN BED 3: VOLCANIC PLANTING + PRODUCTIVE MIX</u> GARDEN BED, SPECIES AND SETOUT TO BE CONFIRMED REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 870 FOR DETAILS & 875 FOR PLANT SCHEDULE
	GB-4	<u>GARDEN BED 4: BIORETENTION DEVICE MIX</u> GARDEN BED, SPECIES AND SETOUT TO BE CONFIRMED REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 870 FOR DETAILS & 875 FOR PLANT SCHEDULE
	GR-1	<u>GRASS</u> REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 870 FOR DETAILS
	TR-S	<u>TREE - SMALL</u> REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 871 FOR DETAILS & 875 FOR TREE SCHEDULE
	TR-M	<u>TREE - MEDIUM</u> REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 871 FOR DETAILS & 875 FOR TREE SCHEDULE
	TR-L	<u>TREE - LARGE</u> REFER TO ZONE PLANS FOR LOCATIONS. REREFER TO 871 FOR DETAILS & 875 FOR TREE SCHEDULE
	TR-RT	<u>TREE - RETAINED</u> REFER TO ZONE PLANS FOR LOCATIONS.





LANDSCAPE ELEMENTS

	ST-1A	<u>TIMBER STAIRS</u> HARDWOOD TIMBER STAIRS WITH OILED FINISH. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 851 FOR DETAILS.
	ST-1B	<u>TIMBER STAIRS WITH TIMBER BATTEN BALUSTRADE</u> HARDWOOD TIMBER STAIRS & TIMBER BATTON BALUSTRADE WITH OILED FINISH. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 851 FOR DETAILS.
	ST-2	<u>PRECAST CONCRETE STEPS</u> PRECAST CONCRETE STEPS WITH LIGHT SANDBLAST FINISH. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 851 FOR DETAILS.
	GT-1	<u>TIMBER GATE</u> STAINED TIMBER GATE TO MATCH FENCE TYPE WITH LATCH. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 860 FOR DETAILS.
	BA-1	<u>TIMBER BATTEN BALUSTRADE FACE FIXED</u> TIMBER BATTEN BALUSTRADE AT DECKS AND STAIRS FACE FIXED MATCH FENCE DESIGN, STAINED. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 860 FOR DETAILS.
	FN-1	<u>1200mm HIGH 30% PERMEABLE VERTICAL BATTEN FENCE</u> 1200mm HIGH VERTICAL BATTEN TIMBER FENCE, STAINED REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 860 FOR DETAILS.
	FN-2	<u>1500mm HIGH 30% PERMEABLE VERTICAL BATTEN TIMBER FENCE</u> 1500mm HIGH VERTICAL BATTEN TIMBER FENCE, STAINED REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 860 FOR DETAILS.
	FN-3	<u>1800mm HIGH SOLID PAILING TIMBER FENCE</u> 1800mm HIGH VERTICAL BATTEN TIMBER FENCE, STAINED REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 860 FOR DETAILS.
	FN-4	<u>2000mm HIGH SOLID PALING TIMBER INTERTENANCY FENCE</u> 2000mm HIGH SOLID TIMBER PALING FENCE FOR CLOTHESLINES, STAINED REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 860 FOR DETAILS.
	FN-6	<u>1200mm TIMBER PLAY FENCE & GATE</u> 1200mm HIGH TIMBER LOG/BRANCH FENCE AND GATE, STAINED REFER TO ZONE PLANS FOR LOCATIONS.
	RW-1	<u>MASONRY RETAINING WALL</u> MASONRY RETAINING WALL. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 861 FOR DETAILS.
	LW-1	<u>KEystone BLOCK LANDSCAPE WALL</u> KEystone LANDSCAPE WALL MAX 450mm HIGH, MATCH GREY OR SANDY COLOUR TO ARCHITECTURAL CLADDING. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 861 FOR DETAILS.
	LW-2	<u>MASONRY LANDSCAPE WALL</u> MASONRY LANDSCAPE WALL MAX 450mm HIGH. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 861 FOR DETAILS.
	HA-1	<u>STAINLESS STEEL ROUND HANDRAIL</u> STAINLESS STEEL HANDRAIL FIXED STAIRCASE BALUSTRADE OR STAIRACSE WITH STANCHONS REFER TO ZONE PLANS FOR LOCATIONS.
	CB	<u>PAINTED VEHICLE CRASH BARIER</u> PAINTED STEEL CRASH BARRIER MOUNTED ONTO CONCRETE STRIP FOOTING REFER TO ZONE PLANS FOR LOCATIONS.

LANDSCAPE ELEMENTS

	RB-1	<u>PRIVATE SCREENED TIMBER RUBBISH BIN ENCLOSURE</u> 1200mm HIGH PAINTED TIMBER RUBBISH BIN ENCLOSURE. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 865 FOR DETAILS.
	BS-1	<u>PRIVATE BIKE SHED</u> PRIVATE BIKE SHED, PROPRIETARY METAIL SHED WITH TIMBER BATTEN SURROUND REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 866 FOR DETAILS.
	CL	<u>CLOTHESLINE</u> PROPIERTARY CLOTHESLINE. REFER TO ZONE PLANS FOR LOCATIONS.
	LE-1	<u>PRIVATE LETTERBOX</u> PRIVATE LETTERBOX, METAL LETTER BOX WITH TIMBER BATTON WRAP ON KEYSTONE BASE REFER TO ZONE PLANS FOR LOCATIONS.
	LE-2	<u>COMMUNAL LETTER BOX ROW</u> ROW OF METAL LETTER BOXES WITH KEYTONE BLOCK BASE REFER TO ZONE PLANS FOR LOCATIONS.
	LB	<u>LANDSCAPE BOULDER - KŌWHATU</u> KOWHATU BOULDERS IN LANDSCAPE AREAS. REFER TO ZONE PLANS FOR LOCATIONS. EXACT PLACEMENT TO BE CONFIRMED WITH MANA WHENUA.
	S-1	<u>HARDWOOD TIMBER SEAT</u> KAITA HARDWOOD TIMBER SEAT WITH HALF BACK REST. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO ZONE PLANS FOR LOCATIONS.
	PE	<u>PLAY ELEMENTS</u> VARIETY OF NATURAL PLAY ELEMENTS IN CLUSTERS. REFER TO ZONE PLANS FOR LOCATIONS. REFER TO 800-802 FOR DESIGN
	L-1	<u>LIGHT POLE - SOLAR</u> SOLAR LUMINARE ATTACHED TO PLANT MOUNTED LIGHT POLE, POWDERCOATED REFER TO ZONE PLANS FOR LOCATIONS.
	L-2	<u>LIGHT BOLLARD - SOLAR</u> SOLAR LIGHT BOLLARD, PLANT MOUNTED, POWDERCOATED REFER TO ZONE PLANS FOR LOCATIONS.
	M-1	<u>MANHOLE - STANDARD</u> TRAFFICABLE, SLIP RESISTANT, LOCATED IN JOAL & PARKING AREAS
	M-2	<u>MANHOLE - INFILL LID</u> TRAFFICABLE, INFILL TO MATCH SURROUNDING MATERIAL, LOCATED IN PAVED AREAS AND FOOTPATHS

TRAFFIC / PARKING ELEMENTS

	AP	<u>ACCESSIBLE CAR PARK</u> REFER TO ZONE PLANS FOR LOCATIONS
	K-1	<u>UPSTAND KERB</u> CONCRETE UPSTAND KERB. REFER TO ZONE PLANS FOR LOCATIONS REFER TO CIVIL ENGINEERS DOCUMENTATION FOR DETAILS.
	K-2	<u>SPLIT UPSTAND KERB</u> CONCRETE SPLIT UPSTAND KERB FOR RAIN GARDENS. REFER TO ZONE PLANS FOR LOCATIONS REFER TO CIVIL ENGINEERS DOCUMENTATION FOR DETAILS.
	K-3	<u>MOUNTABLE KERB</u> CONCRETE MOUNTABLE KERB. REFER TO ZONE PLANS FOR LOCATIONS REFER TO CIVIL ENGINEERS DOCUMENTATION FOR DETAILS.

Revisions		
A	Resource Consent	11/12/2024

Notes

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Sheet
LANDSCAPE
KEYNOTES

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Sheet
MASTERPLAN - LEVEL
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RC-1-101 **B**

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Sheet
MASTERPLAN - LEVEL
01

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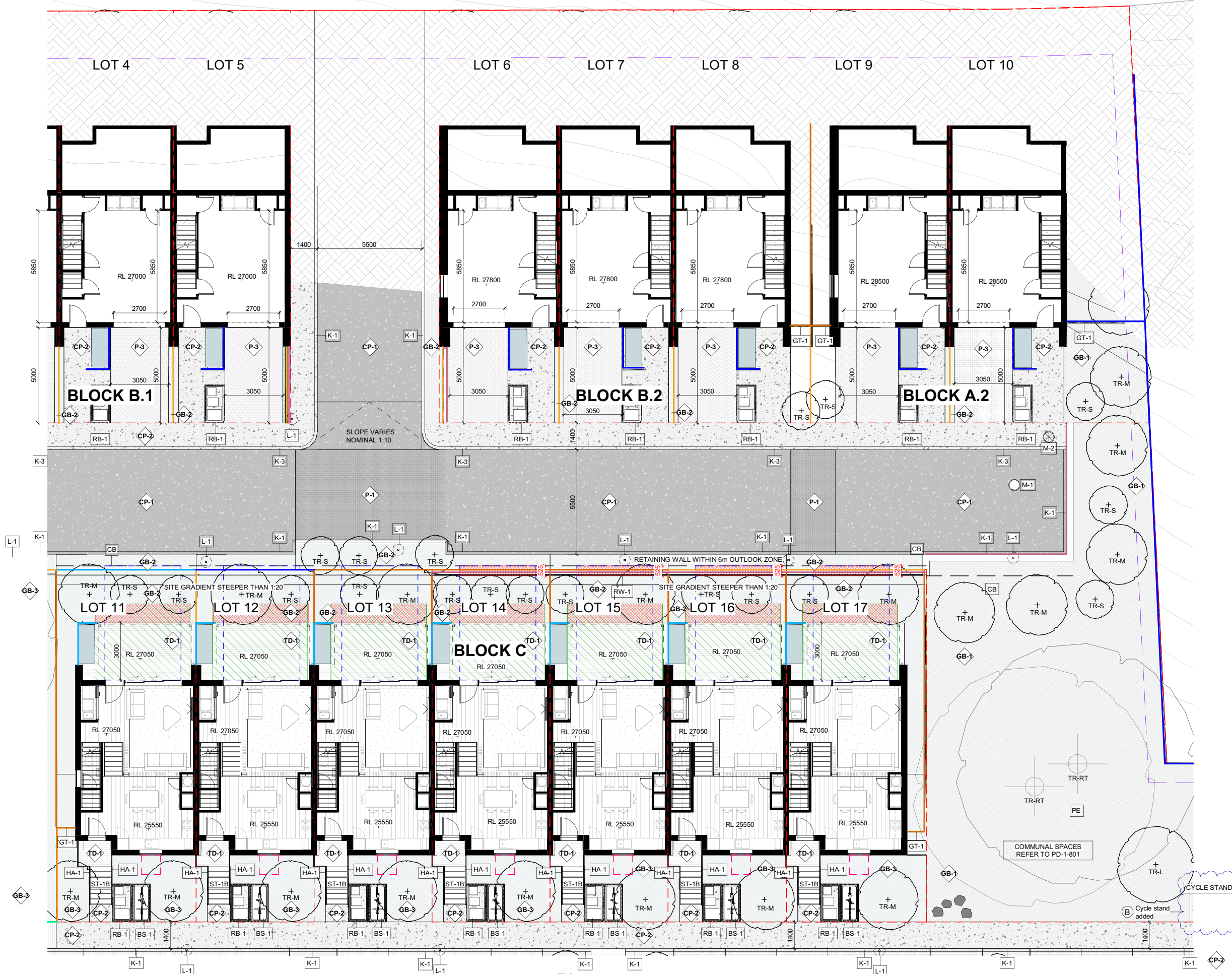


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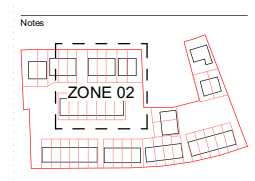
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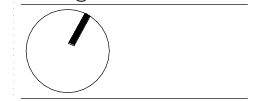
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Sheet
ZONE PLAN 02 - LEVEL 00

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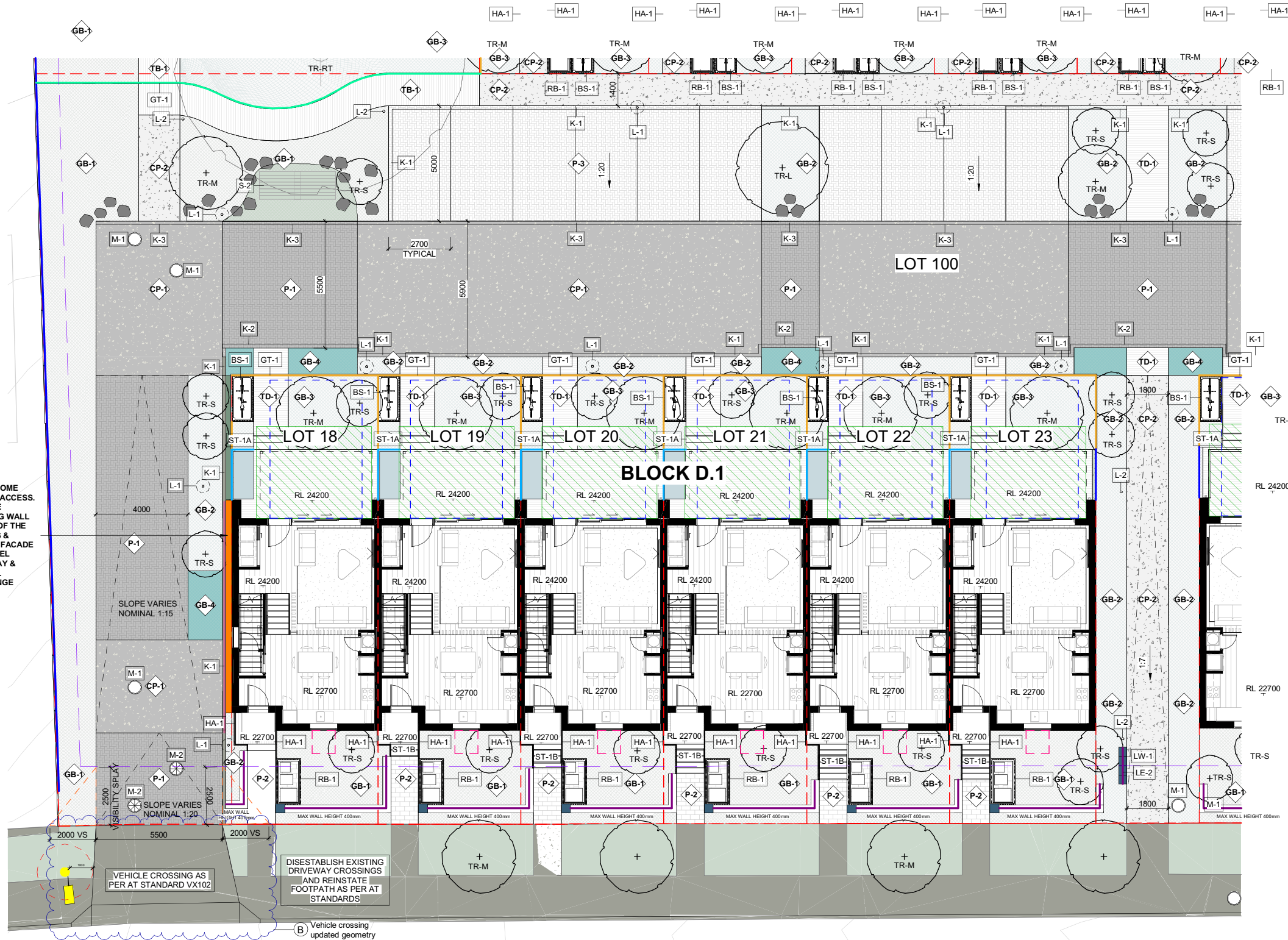
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Revision
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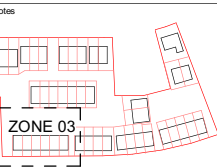
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OUTLOOK LEGEND

- INFRAINGEMENT AREA
- 6x4m OUTLOOK SPACE FROM PRINCIPAL LIVING ROOM
- 3x3m OUTLOOK SPACE FROM PRINCIPAL BEDROOM
- 1x1m OUTLOOK SPACE FROM HABITABLE ROOM
- 20m² OUTDOOR LIVING SPACE
- YARD SET BACK LINE 2.5m FRONT YARD / 1m SIDE YARD



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SITE: TUNIS - PN-069

Sheet
ZONE PLAN 03 - LEVEL 00

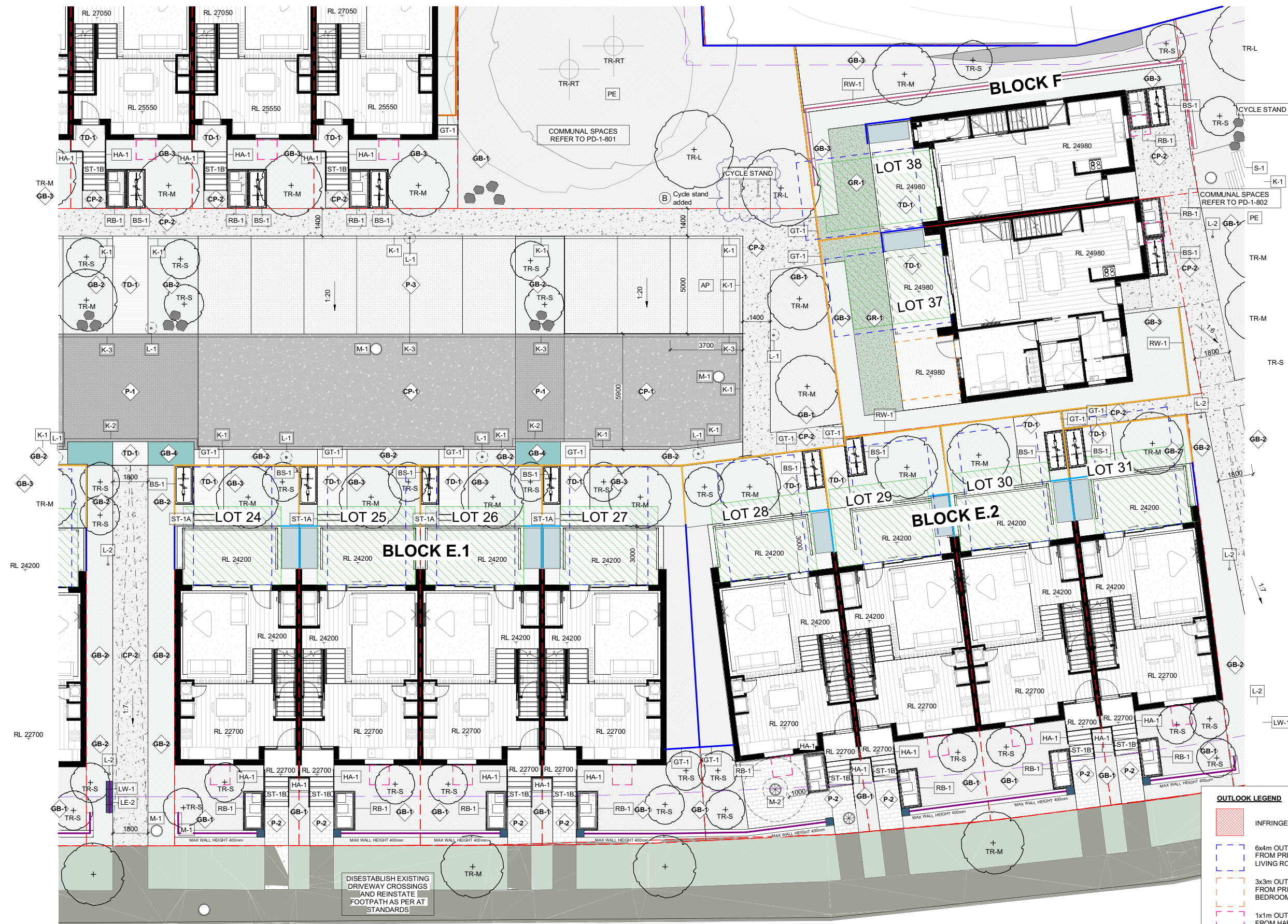
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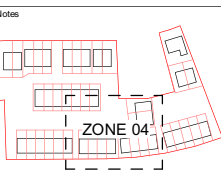
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ZONE PLAN 04 - LEVEL
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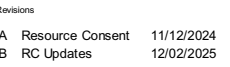


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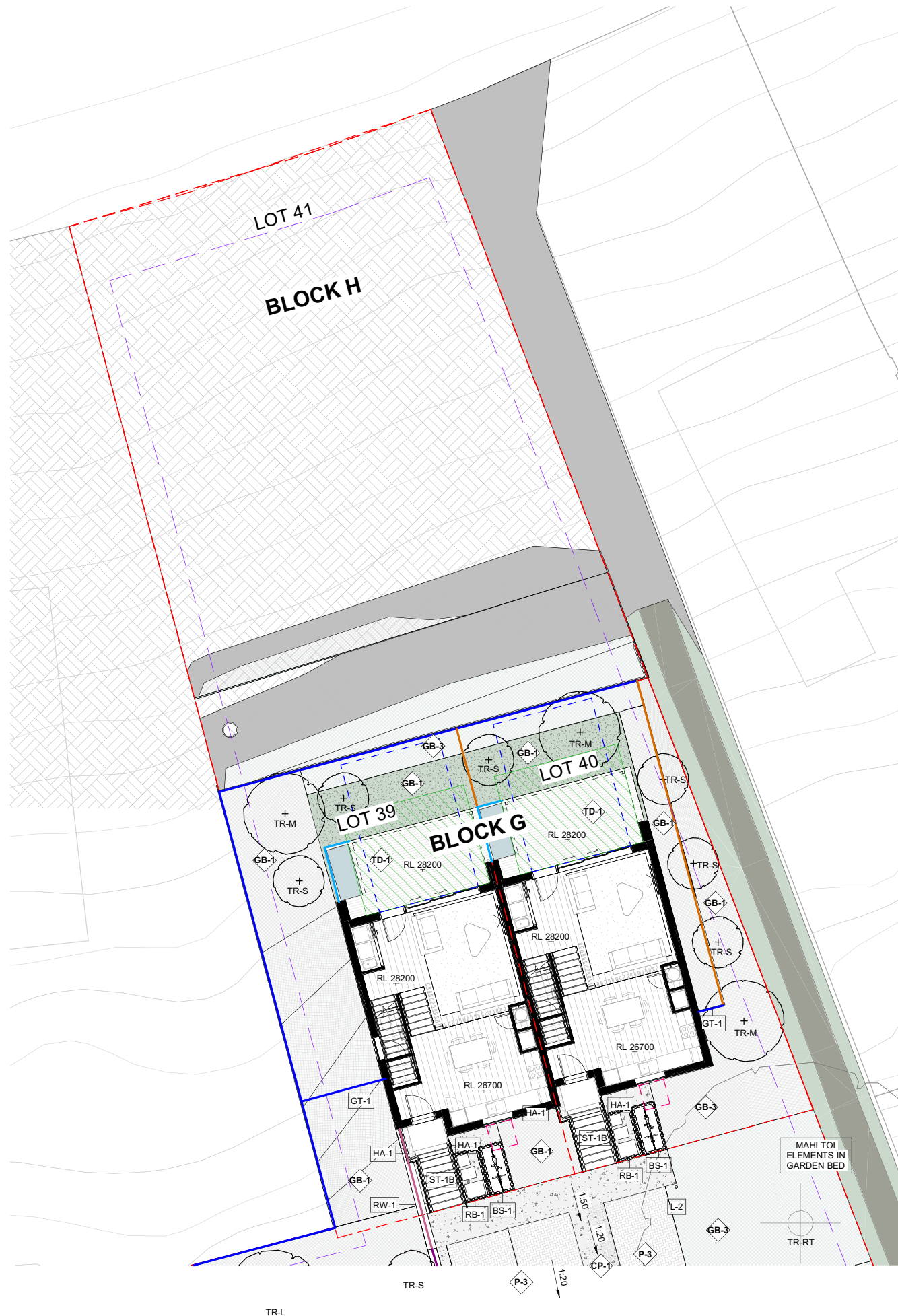
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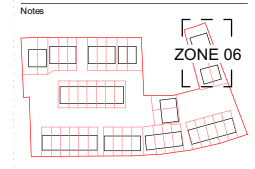


OUTLOOK LEGEND

- INFRAINGEMENT AREA
- 6x4m OUTLOOK SPACE FROM PRINCIPAL LIVING ROOM
- 3x3m OUTLOOK SPACE FROM PRINCIPAL BEDROOM
- 1x1m OUTLOOK SPACE FROM HABITABLE ROOM
- 20m² OUTDOOR LIVING SPACE
- YARD SET BACK LINE 2.5m FRONT YARD / 1m SIDE YARD

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Project Number: 224074
LARSEN & TORINO
SITE: TUNIS - PN-069

Sheet
ZONE PLAN 06 - LEVEL 00

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ARCHITECTURAL

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RC-1-115 B

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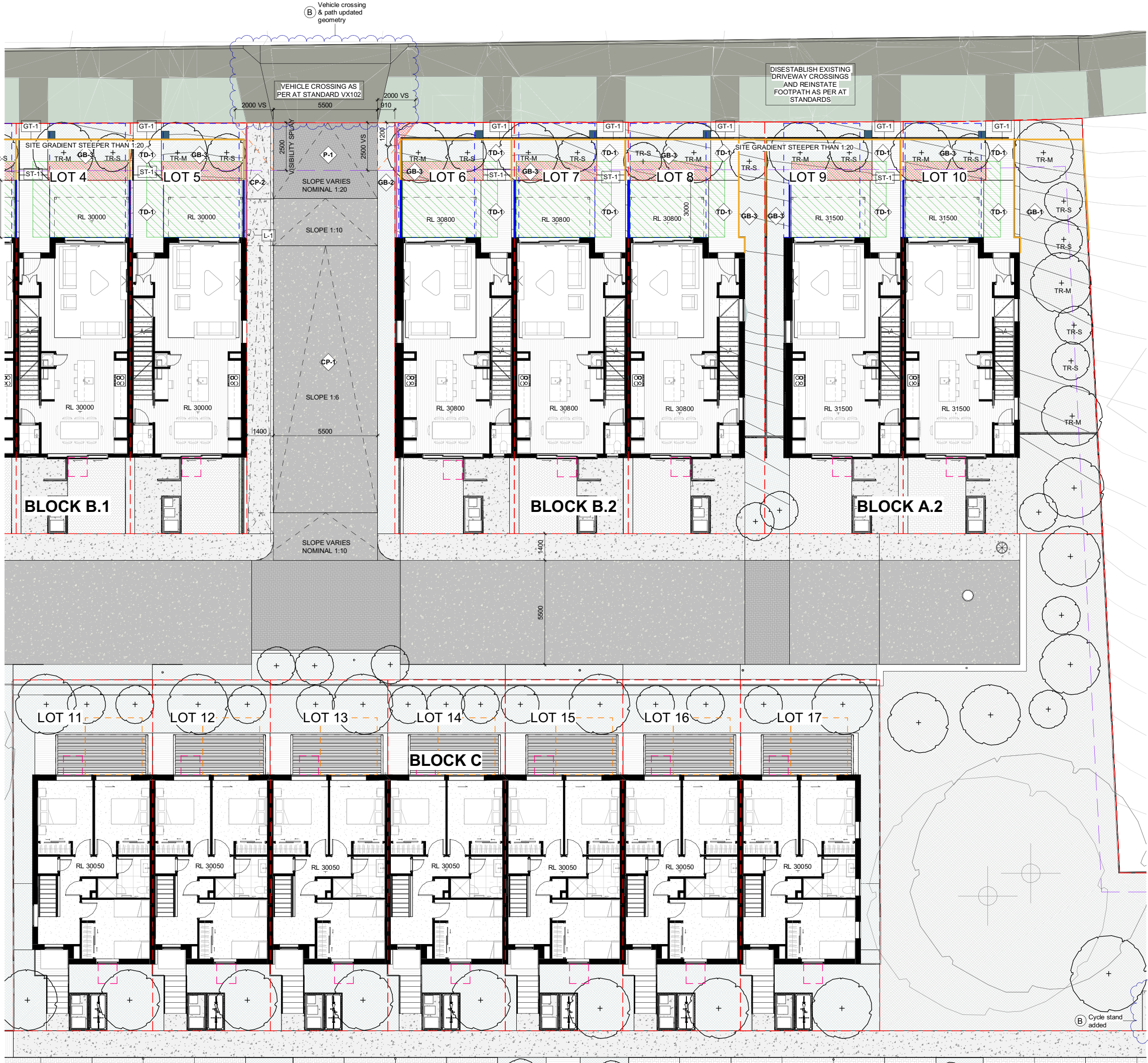
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ZONE PLAN 01 - LEVEL
01

SCALE @ A1= 1 : 100



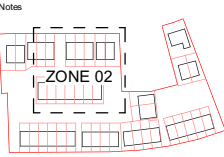
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RC-1-120 B

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Revisions

A	Resource Consent	11/12/2024
B	RC Updates	12/02/2025



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Client
TRC

Consultant Team

Project Number: 224074
LARSEN & TORINO
SITE: TUNIS - PN-069

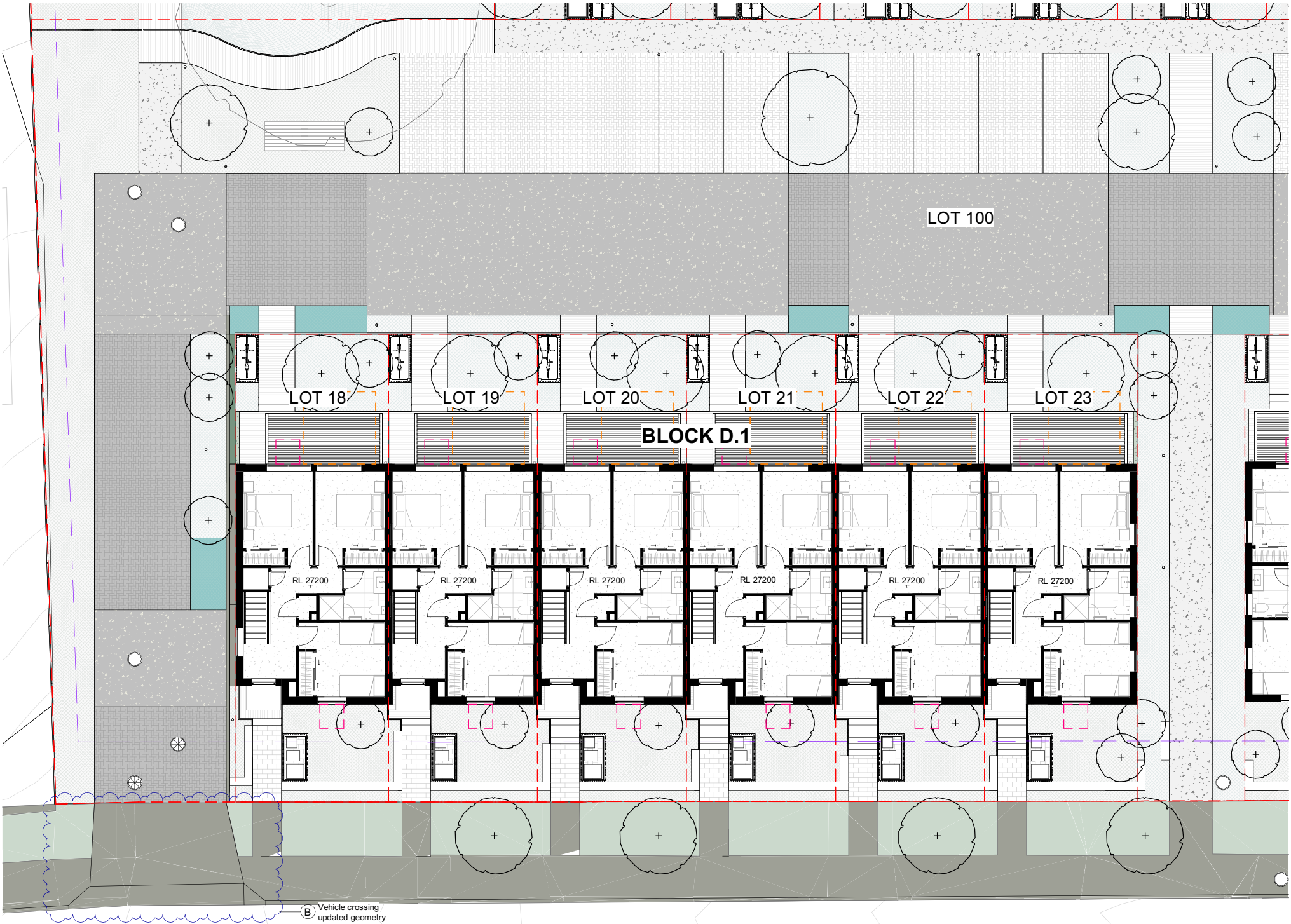
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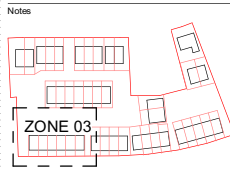


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Number: 224074
LARSEN & TORINO
SITE: TUNIS - PN-069

Sheet
ZONE PLAN 03 - LEVEL 01

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RC-1-122
Revision
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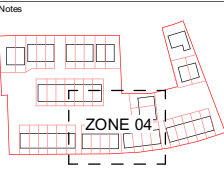
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TUNIS ROAD

- OUTLOOK LEGEND**
- INFRAINGEMENT AREA
 - 6x4m OUTLOOK SPACE FROM PRINCIPAL LIVING ROOM
 - 3x3m OUTLOOK SPACE FROM PRINCIPAL BEDROOM
 - 1x1m OUTLOOK SPACE FROM HABITABLE ROOM
 - 20m² OUTDOOR LIVING SPACE
 - YARD SET BACK LINE 2.5m FRONT YARD / 1m SIDE YARD

Revisions		
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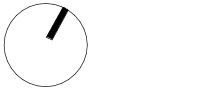
Client
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Number: 224074
LARSEN & TORINO
SITE: TUNIS - PN-069

Sheet
ZONE PLAN 04 - LEVEL
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SCALE @ A1= 1 : 100



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Sheet
ZONE PLAN 05 - LEVEL 01

SCALE @ A1= 1 : 100



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Tunis - Landscape Community Space - Concept



- 1. Fenced play area provides a safe space for play for younger tamariki - opportunity to develop with mana whenua
- 2. Integrate edible and fruiting plants with nature play elements and kōwhatu
- 3. Timber platform deck
- 4. Integrate kōwhatu with planting at key locations
- 5. Play elements within JOAL with special paving
- 6. Lawn area under the shade of existing mature trees
- 7. Picnic table



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Revisions

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SITE: TUNIS - PN-069

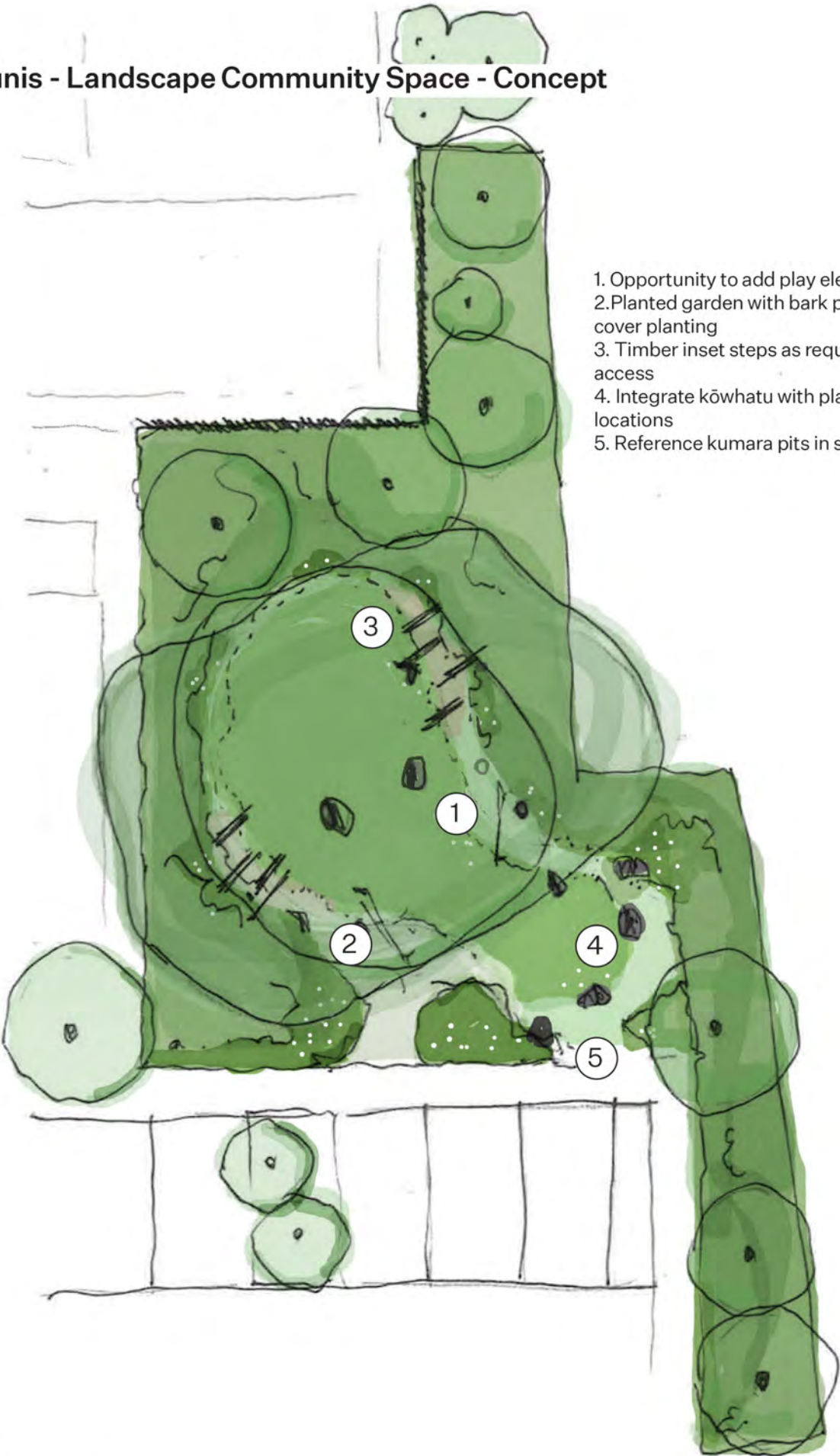
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COMMUNAL SPACES -
SHEET 1

SCALE @ A1=

ARCHITECTURAL
Drawing Number
RC-1-800
Revision
A

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Tunis - Landscape Community Space - Concept



- 1. Opportunity to add play elements to planting
- 2.Planted garden with bark paths and ground cover planting
- 3. Timber inset steps as required to provide access
- 4. Integrate kōwhatu with planting at key locations
- 5. Reference kumara pits in sculpting of land



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Revisions
A Resource Consent 11/12/2024

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Number: 224074
LARSEN & TORINO
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Sheet
LANDSCAPE
COMMUNAL SPACES -
SHEET 2

SCALE @ A1=



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Tunis - Landscape Community Space - Concept



- 1. Timber seat
- 2. Fruit trees
- 3. Layers of native planting along slope
- 4. Integrate kōwhatu with planting at key locations

